

**COUNTY OF SAN LUIS OBISPO BOARD OF SUPERVISORS
AGENDA ITEM TRANSMITTAL**

(1) DEPARTMENT Planning and Building	(2) MEETING DATE 11/3/2015	(3) CONTACT/PHONE James Caruso, Senior Planner / (805) 781-5702	
(4) SUBJECT Request to approve a contract (Clerk's File) with the Center for Natural Lands Management (CNLM), in the amount of \$74,741 for the preparation of the California Valley Lot Acquisition Program (CVLAP). District 5.			
(5) RECOMMENDED ACTION It is recommended that the Board approve the contract with the Center for Natural Lands Management to complete preparation of the California Valley Lot Acquisition Program.			
(6) FUNDING SOURCE(S) Solar project mitigation funds	(7) CURRENT YEAR FINANCIAL IMPACT \$74,741	(8) ANNUAL FINANCIAL IMPACT \$0.00	(9) BUDGETED? Yes
(10) AGENDA PLACEMENT <input checked="" type="checkbox"/> Consent <input type="checkbox"/> Presentation <input type="checkbox"/> Hearing (Time Est. ____) <input type="checkbox"/> Board Business (Time Est. ____)			
(11) EXECUTED DOCUMENTS <input type="checkbox"/> Resolutions <input checked="" type="checkbox"/> Contracts <input type="checkbox"/> Ordinances <input type="checkbox"/> N/A			
(12) OUTLINE AGREEMENT REQUISITION NUMBER (OAR) 19001600		(13) BUDGET ADJUSTMENT REQUIRED? BAR ID Number: <input type="checkbox"/> 4/5 Vote Required <input checked="" type="checkbox"/> N/A	
(14) LOCATION MAP N/A	(15) BUSINESS IMPACT STATEMENT? No	(16) AGENDA ITEM HISTORY <input checked="" type="checkbox"/> N/A Date: _____	
(17) ADMINISTRATIVE OFFICE REVIEW Lisa M. Howe			
(18) SUPERVISOR DISTRICT(S) District 5			

County of San Luis Obispo



TO: Board of Supervisors

FROM: Planning and Building / James Caruso, Senior Planner

VIA: Ellen Carrol, Planning Manager/Environmental Coordinator

DATE: 11/3/2015

SUBJECT: Request to approve a contract (Clerk's File) with the Center for Natural Lands Management (CNLM), in the amount of \$74,741, for the preparation of the California Valley Lot Acquisition Program (CVLAP). District 5.

RECOMMENDATION

It is recommended that the Board approve the contract with the Center for Natural Lands Management to complete preparation of the California Valley Lot Acquisition Program.

DISCUSSION

California Valley Lot Acquisition Program

This item is a contract with the Center for Natural Lands Management to complete the California Valley Lot Acquisition Program. The California Valley Lot Acquisition Program (CVLAP or "Program") was initiated to provide mitigation for impacts to habitats, species of concern, and wildlife movement resulting from the two large scale solar energy projects located in the area of California Valley in the northern portion of the Carrizo Plains. California Valley is a subdivision of approximately 7,200 2.5 acre lots covering an approximately 24,000 acre area. The purpose of the Program is to provide habitat linkages and wildlife corridors between the National Monument to the south and the mitigation lands around the solar plants to the north.

Initial funds for the Program were required through the conditions of approval for the solar projects, and were subsequently increased as a result of settlement agreements resolving litigation on those projects. This contract will provide funding for the completion of the Program which provides the framework and process for evaluating suitable properties, implement a purchase program, and provide management guidelines for purchased properties. The implementation of the Program may also benefit the County in regards to County purchase of tax default properties in the California Valley. Property owners may also benefit because the Program will ultimately include purchase of undevelopable properties with valuable habitat.

Contract

A Request for Proposal (RFP) was circulated and the Center for Natural Lands Management was chosen due to their qualifications and experience in conservation land acquisition and management. A purchase order was originally issued for \$49,535.00 for preparation of the Program. The Center for Natural Lands Management started work on the Program under Purchase Order #25008115. Additional funds are required for Program completion. The additional funding for Program completion will allow for a more detailed property identification process and additional input by stakeholders. The additional requested funds amount to \$25,206.25 for a total contract amount of \$74,741.25. Contracts over \$50,000 must be approved by your Board. This contract is consistent with the County purchasing procedures.

OTHER AGENCY INVOLVEMENT/IMPACT

Other agencies and County departments involved in this project include (but are not limited to):

County Tax Collector, County Assessor, County Property Services, and California Department of Fish & Wildlife.

County Counsel has reviewed this contract as to its form and effect.

FINANCIAL CONSIDERATIONS

The original cost estimate for the preparation of the Plan was \$49,535.00. Additional funding of \$25,206.25 is needed to complete a more detailed Plan. The total amount of this contract is \$74,741.25. The contract also allows for minor modifications up to 10% of the contract amount. The funds for preparation of the Plan and to start the purchase of properties pursuant to the Plan's strategies were deposited by the operators of the two large scale solar energy plants. A total of \$1,500,000 is available for preparation and implementation of the Plan.

RESULTS

Approval of this contract will allow the consultant to complete the preparation of the CVLAP which is the first step in promoting the long term preservation and connectivity of wildlife habitat through California Valley. This is consistent with the countywide goal of promoting livable and well governed communities.

Attachments

Attachment 1 - Consultant Contract (Clerk File)